

ZONING BOARD DOCKET

February 10, 2010

Page 1 The following applications will be heard in the City Hall Council Chamber on

Wednesday February 10, 2009 at 6:30 p.m.

WARD 1

SELF STORAGE CRANSTON LLC 651 WASHINGTON STREET SUITE 200 BROOKLINE MA 02446 (OWN/APP) has filed an application for permission to have additional signage and sign height than that allowed by ordinance at 604 Park Avenue. AP 3/2, lot 611, area 1.84+/- acres, zoned M-2. Applicant seeks relief from Sections; 17.92.010 Variance, 17.72.010 Table (7) Signage. Richard Licht Esq. filed 12/29/10.

WARD 3

CRANSTON HOUSING AUTHORITY 50 BIRCH STREET CRANSTON RI 02920 (OWN) AND COX TMI WIRELESS 1 LACROIX DRIVE WEST WARWICK RI 02893 (APP) have filed an application for special permit to install 3 wireless antennas, radio equipment and associated cables on the roof of at 50 Birch Street. AP 7, lot 787, area 173,804+/- SF, zoned B-1. Applicant seeks relief from Sections; 17.92.020 Special Permit, 17.76.010 Telecommunications facility, 17.20.030 Schedule of Uses. Edward D Pare Esq. filed 12/11/09.

WARD 4

TILCON MINERALS INC 998 RESERVOIR ROAD LUNENBERG MA 01462 (OWN) AND T-MOBILE NORTHEAST LLC D/B/A CENTERLINE COMMUNICATIONS LLC 960 TURNPIKE STREET CANTON MA 02021 (APP) AND T-MOBILE NORTHEAST LLC 15 COMMERCE WAY NORTON MA 02766 (LESSEE) have filed an application for special permit to build a 100 foot uni-pole telecommunication tower with a 40' X 40' compound to house associated equipment cabinets on AP 26/1 lot 7 Rowe Drive. AP 26/1, lot 7, area 70.7+/- acres, zoned A-80. Applicant seeks relief from Sections; 17.92.020 Special Permit, 17.20.030 Schedule of Uses, 17.76.010 Telecommunications Facilities, 17.20.120 Schedule of Intensity, 17.92.010 Variance. Attorney Joseph Percira re-filed 12/29/09.

WARD 5

AMALGAMATED FINANICIAL EQUITIES III, LLC C/O CARPIONATO PROPERTIES INC 1414 ATWOOD AVENUE JOHNSTON RI 02919 (OWN/APP) has filed an application for permission to have additional signage than that allowed by ordinance at 22, 28, 30 and 38 Oaklawn Avenue. AP 11, lot 1354, area 815,500+/- SF, zoned B-2. Applicant seeks relief from Sections; 17.92.010 Variance, 17.72 Signs. John Bolton Esq. filed 12/21/09.

PLATTING BOARD

APPEAL OF A DECISION, BY THE CITY OF CRANSTON ZONING OFFICER'S INERPRETATION OF SECTION 17.108.160 [FEES] OF THE ZONING ORDINANCE WITH RESPECT TO THE FILING FEE THAT IS

APPLICABLE TO THE APPLICANTS VARIANCE APPLICATION IN ACCORDANCE WITH R.I.G.L. §45-24-54, AND FURTHER IN ACCORDANCE WITH CRANSTON MUNICIPAL CODE TITLE 17, CHAPTER 17.116, SECTION 17.116.010 APPEAL POWERS, AMALGAMATED FINANCIAL EQUITIES III, LLC CHATEAU CHATILLION 1414 ATWOOD AVENUE JOHNSTON RI 02919 (APPELLANT) at 22, 28, 30 and 38 Oaklawn Avenue. AP 11, lot 1354, area 815,500+/- SF, zoned B-2. John Bolton Esq. filed 12/21/09.

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Page 2 The following applications will be heard in the City Hall Council Chamber on

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OLD BUSINESS

SANDRA J CUDDY 114 FORT AVENUE CRANSTON RI 02905 AND JEAN ANN SHERRY 47 SEAVIEW AVENUE CRANSTON RI 02905 (OWN) AND SANDRA J CUDDY AND JEAN ANN SHERRY 47 SEAVIEW AVENUE CRANSTON RI 02905 (APP) have filed an application for permission to build a 186+/- SF 2nd floor addition to an existing two story freestanding garage and convert same into a carriage house dwelling unit with restricted frontage and side yard setback at 37 Seaview Avenue. AP 1, lots 150 & 274, area 11,127+/- SF, zoned A-6. Applicant seeks relief from Sections; 17.92.010 Variance, 17.20.070 More than one dwelling structure on any lot prohibited, 17.20.120 Schedule of Intensity. John S DiBona Esq. Filed 11/6/09. CONTINUED to 2/10/10.

DARYL P ARNOLD AND MALLORY PARKER C/O MARY B SHEKARCHI 33 COLLEGE HILL ROAD 15E WARWICK RI 02886 (OWN) AND SHAWOMET REALTY COMPANY C/O MARY B SHEKARCHI 33 COLLEGE HILL ROAD 15E WARWICK RI 02886 (APP) have filed an application for permission to leave an existing legal non-conforming single family dwelling on a 5000+/- sf undersized [lot 97] with restricted frontage and front yard set back and build a new 30' X 42' two-story single family dwelling with a 10' X 10' deck on the abutting 5000+/- sf undersized lot [95] with restricted frontage and front yard set back at 232 Magnolia Street. AP 5, lots 95 & 97, area 10,000+/- SF, zoned B-1. Applicant seeks relief from Sections; 17.92.010 Variance, 17.20.120 Schedule of Intensity, 17.88.010 Substandard Lot of Record. Mary B Shekarchi Esq. Filed on 10/30/09. CONTINUED to 2/10/10.

Stephen W. Rioles
Secretary Zoning Board of Review